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Map

Block

Lot

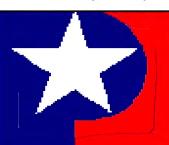
1 of 1

Residential

CARD

ARLINGTON

APPRAISED: 1,127,300 / 1,127,300
 USE VALUE: 1,127,300 / 1,127,300
 ASSESSED: 1,127,300 / 1,127,300



Patriot
Properties Inc.

PROPERTY LOCATION

No	Alt No	Direction/Street/City
207		APPLETON ST, ARLINGTON

OWNERSHIP

Owner 1:	HAINES DAVID & LISA	Unit #:	
Owner 2:			
Owner 3:			

Street 1: 207 APPLETON ST

Street 2:

Twn/City: ARLINGTON

St/Prov: MA	Cntry:	Own Occ: Y
Postal: 02474		Type:

PREVIOUS OWNER

Owner 1:	BROWN THEODORE A-ETAL -
Owner 2:	MUSIKER JEAN A -
Street 1:	207 APPLETON ST
Twn/City:	ARLINGTON
St/Prov: MA	Cntry:
Postal: 02476	

NARRATIVE DESCRIPTION

This parcel contains 13,212 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1912, having primarily Wood Shingle Exterior and 3069 Square Feet, with 1 Unit, 2 Baths, 1 3/4 Bath, 0 HalfBath, 8 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
		Census:		Exempt		
		Flood Haz:				
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		13212		Sq. Ft.	Site		0	70.	0.62	8									571,449						571,400	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	13212.000	552,100	3,800	571,400	1,127,300		113433
							GIS Ref
							GIS Ref
							Insp Date
							06/26/18

1 of 1

Residential

ARLINGTON

Total Card / Total Parcel

1,127,300 / 1,127,300

1,127,300 / 1,127,300

1,127,300 / 1,127,300

1,127,300 / 1,127,300

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EXTERIOR INFORMATION			BATH FEATURES			COMMENTS			SKETCH						
Type: 15 - Old Style	1H - 1 & 1/2 Sty	(Liv) Units: 1	Full Bath: 2	Rating: Very Good	SINK IN BSMT.										
Sty Ht: 1H - 1 & 1/2 Sty		Total: 1	A Bath: 1	Rating:											
(Liv) Units: 1	Total: 1		3/4 Bath: 1	Rating: Very Good											
Foundation: 3 - BrickorStone			A 3QBth:	Rating:											
Frame: 1 - Wood			1/2 Bath: 1	Rating:											
Prime Wall: 1 - Wood Shingle			A HBth:	Rating:											
Sec Wall: 16 - Stone Vene 5%			OthrFix: 1	Rating: Good											
Roof Struct: 1 - Gable			OTHER FEATURES												
Roof Cover: 1 - Asphalt Shgl			Kits: 1	Rating: Very Good											
Color: BROWN			A Kits: 1	Rating:											
View / Desir:			FpI: 1	Rating: Good											
GENERAL INFORMATION			WSFlue: 1	Rating:											
Grade: C+ - Average (+)			CONDOS INFORMATION												
Year Blt: 1912	Eff Yr Blt:		Location:												
Alt LUC:	Alt %:		Total Units:												
Jurisdct: G6	Fact: .		Floor:												
Const Mod:			% Own:												
Lump Sum Adj:			Name:												
INTERIOR INFORMATION			DEPRECIATION												
Avg Ht/FL: STD	Phys Cond: GV - Good-VG	10. %	Exterior:												
Prim Int Wall 2 - Plaster	Functional:		Interior:												
Sec Int Wall:	Economic:		Additions:												
Partition: T - Typical	Special:		Kitchen:												
Prim Floors: 3 - Hardwood	Override:		Baths:												
Sec Floors:			Plumbing:												
Bsmnt Flr: 12 - Concrete			Electric:												
Subfloor:			Heating:												
Bsmnt Gar: 0			General:												
Electric: 3 - Typical			CALC SUMMARY			COMPARABLE SALES									
Insulation: 2 - Typical			Basic \$ / SQ: 130.00			Rate	Parcel ID	Typ	Date	Sale Price					
Int vs Ext: S			Size Adj.: 1.10141873												
Heat Fuel: 2 - Gas			Const Adj.: 1.00139987												
Heat Type: 3 - Forced H/W			Adj \$ / SQ: 143.385												
# Heat Sys: 1			Other Features: 118450												
% Heated: 100	% AC:		Grade Factor: 1.10												
Solar HW: NO	Central Vac: NO		NBHD Inf: 1.00000000												
% Com Wall	% Sprinkled:		NBHD Mod:												
			LUC Factor: 1.00												
			Adj Total: 618934												
			Depreciation: 66845												
			Depreciated Total: 552089												
MOBILE HOME			WtAv\$/SQ:	AvRate:	Ind.Val										
Make:															
Model:															
Serial #:															
Year:															
Color:															
SPEC FEATURES/YARD ITEMS						PARCEL ID									
Code	Description	A Y/S Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value
3	Garage	D Y	112X21	A	AV	1920	24.92	T	40	101			3,800		3,800
More: N	Total Yard Items:	3,800	Total Special Features:				Total:						3,800		
EXTERIOR INFORMATION			BATH FEATURES			COMMENTS			SKETCH						
Type: 15 - Old Style	1H - 1 & 1/2 Sty	(Liv) Units: 1	Full Bath: 2	Rating: Very Good	SINK IN BSMT.										
Sty Ht: 1H - 1 & 1/2 Sty		Total: 1	A Bath: 1	Rating:											
(Liv) Units: 1	Total: 1		3/4 Bath: 1	Rating: Very Good											
Foundation: 3 - BrickorStone			A 3QBth:	Rating:											
Frame: 1 - Wood			1/2 Bath: 1	Rating:											
Prime Wall: 1 - Wood Shingle			A HBth:	Rating:											
Sec Wall: 16 - Stone Vene 5%			OthrFix: 1	Rating: Good											
Roof Struct: 1 - Gable			OTHER FEATURES												
Roof Cover: 1 - Asphalt Shgl			Kits: 1	Rating: Very Good											
Color: BROWN			A Kits: 1	Rating:											
View / Desir:			FpI: 1	Rating: Good											
GENERAL INFORMATION			WSFlue: 1	Rating:											
Grade: C+ - Average (+)			CONDOS INFORMATION												
Year Blt: 1912	Eff Yr Blt:		Location:												
Alt LUC:	Alt %:		Total Units:												
Jurisdct: G6	Fact: .		Floor:												
Const Mod:			% Own:												
Lump Sum Adj:			Name:												
INTERIOR INFORMATION			DEPRECIATION												
Avg Ht/FL: STD	Phys Cond: GV - Good-VG	10. %	Exterior:												
Prim Int Wall 2 - Plaster	Functional:		Interior:												
Sec Int Wall:	Economic:		Additions:												
Partition: T - Typical	Special:		Kitchen:												
Prim Floors: 3 - Hardwood	Override:		Baths:												
Sec Floors:			Plumbing:												
Bsmnt Flr: 12 - Concrete			Electric:												
Subfloor:			Heating:												
Bsmnt Gar: 0			General:												
Electric: 3 - Typical			CALC SUMMARY			COMPARABLE SALES									
Insulation: 2 - Typical			Basic \$ / SQ: 130.00			Rate	Parcel ID	Typ	Date	Sale Price					
Int vs Ext: S			Size Adj.: 1.10141873												
Heat Fuel: 2 - Gas			Const Adj.: 1.00139987												
Heat Type: 3 - Forced H/W			Adj \$ / SQ: 143.385												
# Heat Sys: 1			Other Features: 118450												
% Heated: 100	% AC:		Grade Factor: 1.10												
Solar HW: NO	Central Vac: NO		NBHD Inf: 1.00000000												
% Com Wall	% Sprinkled:		NBHD Mod:												
			LUC Factor: 1.00												
			Adj Total: 618934												
			Depreciation: 66845												
			Depreciated Total: 552089												
MOBILE HOME			WtAv\$/SQ:	AvRate:	Ind.Val										
Make:															
Model:															
Serial #:															
Year:															
Color:															
SPEC FEATURES/YARD ITEMS						PARCEL ID									
Code	Description	A Y/S Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value
3	Garage	D Y	112X21	A	AV	1920	24.92	T	40	101			3,800		3,800
More: N	Total Yard Items:	3,800	Total Special Features:				Total:						3,800		
EXTERIOR INFORMATION			BATH FEATURES			COMMENTS			SKETCH						
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Prime Wall: 1 - Wood Shingle			A HBth:	Rating:											
Sec Wall: 16 - Stone Vene 5%			OthrFix: 1	Rating: Good											
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Color: BROWN			A Kits: 1	Rating:											
View / Desir:			FpI: 1	Rating: Good											
GENERAL INFORMATION			WSFlue: 1	Rating:											
Grade: C+ - Average (+)			CONDOS INFORMATION												
Year Blt: 1912	Eff Yr Blt:		Location:												
Alt LUC:	Alt %:		Total Units:												
Jurisdct: G6	Fact: .		Floor:												
Const Mod:			% Own:												
Lump Sum Adj:			Name:												
INTERIOR INFORMATION			DEPRECIATION												
Avg Ht/FL: STD	Phys Cond: GV - Good-VG	10. %	Exterior:												
Prim Int Wall 2 - Plaster	Functional:		Interior:												
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Partition: T - Typical	Special:		Kitchen:												
Prim Floors: 3 - Hardwood	Override:		Baths:												
Sec Floors:			Plumbing:												
Bsmnt Flr: 12 - Concrete			Electric:												
Subfloor:			Heating:												
Bsmnt Gar: 0			General:												
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MOBILE HOME			WtAv\$/SQ:	AvRate:	Ind.Val										
Make:															
Model:															
Serial #:															
Year:															
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SPEC FEATURES/YARD ITEMS						PARCEL ID									
Code	Description	A Y/S Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value
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More: N	Total Yard Items:	3,800	Total Special Features:				Total:						3,800		
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Const Mod:			% Own:												
Lump Sum Adj:			Name:												
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Bsmnt Flr: 12 - Concrete			Electric:		</										